

RECORD OF SURVEY  
AND  
MINOR SUBDIVISION  
FOR  
**TROY & NICOLE OVARD**

P.O BOX 245  
MYTON, UT 84052

LOCATED IN THE SW1/4 OF SECTION 14  
TOWNSHIP 4 SOUTH, RANGE 2 WEST  
UINTAH SPECIAL BASE AND MERIDIAN  
DUCHESNE COUNTY, UTAH

SURVEYOR'S CERTIFICATE

I, Clinton S. Peatross, Duchesne, Utah, do hereby certify to TROY JOHN OVARD and NICOLE ANN OVARD that I am a Professional Land Surveyor, and that I hold License No. 155666, as prescribed by the laws of the State of Utah, and that I have made a survey of the following described tract of land for the purpose of a Minor Subdivision:

PARENT PARCEL

ACCORDING TO PART OF THAT CERTAIN WARRANTY DEED, TAX I.D. #00-0009-5541  
AS RECORDED BY ENTRY No. 428188, IN BOOK A604, PAGE 72  
TOWNSHIP 4 SOUTH, RANGE 2 WEST, UTAH SPECIAL BASE AND MERIDIAN.  
SECTION 14: LOT 2

PARCEL #1

TOWNSHIP 4 SOUTH, RANGE 2 WEST, UTAH SPECIAL BASE AND MERIDIAN. SECTION 14: Beginning at the Northeast Corner of the Southeast Quarter of the Southwest Quarter of said Section; thence South 0°40'05" East 148.15 feet along the North-South 1/4 section line to a point on the North line of the Toquer 5 Mining Claim, said point being South 60°05'36" West 17.11 feet from the Northeast Corner of said Mining Claim; thence South 60°05'36" West 246.38 feet along the North line of said Mining Claim; thence North 0°40'05" West 267.10 feet to a point on the North line of said SE1/4 of said SW1/4; thence North 88°57'34" East 215.00 feet to the point of beginning, containing 1.025 acres.

PARCEL #2 (REMAINDER)

TOWNSHIP 4 SOUTH, RANGE 2 WEST, UTAH SPECIAL BASE AND MERIDIAN. SECTION 14: Beginning at a point on the South section line and on the West line of the Toquer 5 Mining Claim, said point being South 88°56'11" West 9.74 feet from the South Quarter Corner of said Section; thence continuing South 88°56'11" West 1309.82 feet to the Southwest Corner of the Southeast Quarter of the Southwest Quarter; thence North 0°40'02" West 1324.56 feet to the Northwest Corner of said SE1/4 of said SW1/4; thence North 88°57'34" East 1104.54 feet along the North line of said SE1/4 of said SW1/4; thence South 0°40'05" East 267.10 feet along a line parallel with the North-South 1/4 section line to a point on the North line of said Mining Claim; thence South 60°05'36" West 336.51 feet along said North line to the Northwest Corner of said Mining Claim; thence South 29°54'24" East 1021.37 feet along the West line of said Mining Claim to the point of beginning, containing 32.127 acres.

NARRATIVE

PURPOSE OF SURVEY: Perform a boundary survey of Parcel #1, and then prepare a Record of Survey and Minor Subdivision plat.

BASIS OF BEARING: North 88°56'11" East from the Southwest Section Corner to the South Quarter Corner as per that certain Record of Survey of file in the Duchesne County Surveyor's Office, file # 1515.

SURVEY FINDINGS: LOT 2, as called for in the Parent Parcel, was created when the Toquer 5 Mining Claim was surveyed and Patented out of the Southeast Quarter of the Southwest Quarter of Section 14. The boundaries of the Mining Claim were determined by a survey performed by Jerry Allred on file in the Duchesne County Surveyor's Office, file # 2423.

NOTE: This survey was performed at the request of Troy Ovard. It does not insure or guarantee ownership, nor does it show liens, easements, rights of way, codes, covenants, conditions, obligations, or restrictions of use that may or may not be recorded. The location or depiction of public or private utilities, points of diversion of water and water rights are excluded from the scope of this survey.

I further certify that the visible improvements affecting the boundaries of the above described Parcel #1 are as shown on this plat.

OWNER'S CERTIFICATE

Know all men by these presents: that we the undersigned owner's of the above described parcels of land, have caused the same to be surveyed and subdivided, to be in compliance with the Duchesne County Subdivision Ordinances, to legally convey and transfer land ownership.

TROY JOHN OVARD

NICOLE ANN OVARD

ACKNOWLEDGEMENT

State of

County of

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, personally appeared before me, TROY JOHN OVARD and NICOLE ANN OVARD, the signers of the above OWNER'S CERTIFICATE, who acknowledged to me that they signed it freely and voluntarily for the uses and purposes therein mentioned.

My commission expires: \_\_\_\_\_  
Notary Public

County Surveyor's File # 2047

PREPARED BY  
**PEATROSS LAND SURVEYS**  
PROFESSIONAL LAND SURVEYOR  
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DRAFTED BY: ASHLEY PEATROSS DATE DRAFTED: 8/7/2012 DATE PLOTTED: Wednesday 8/8/12  
SHEET: 1 OF 1 FILE NAME: TROY OVARD JOB # 1157

